

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WALKER County

Deed of Trust Dated: September 30, 2009

Amount: \$122,735.00

Grantor(s): SCHEHARAZARD REECE

Original Mortgagee: MASON-MCDUFFIE MORTGAGE CORPORATION, A CALIFORNIA CORPORATION

Current Mortgagee: Bayview Loan Servicing, LLC, a Delaware Limited Liability Company

Mortgagee Address: Bayview Loan Servicing, LLC, a Delaware Limited Liability Company, 4425 Ponce de Leon Blvd., Suite 500, Coral Gables, FL 33146

Recording Information: Document No. 00006555

Legal Description: SEE EXHIBIT "A" ATTACHED HERETO.

Date of Sale: January 2, 2019 between the hours of 1:00 PM and 4:00 PM

Earliest Time Sale Will Begin: 1:00 PM

Place of Sale: The foreclosure sale will be conducted at public venue in the area designated by the WALKER County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

KAREN LILLEY OR REBECCA HAMMOND, SHARON ST. PIERRE, ROBERT LAMONT, SHERYL LAMONT, DAVID SIMS, REID RUPLE, KATHLEEN ADKINS, EVAN PRESS, IAN MOSER, REVA ROUCHON-HARRIS, ALLAN KINGDOM, BENJAMIN GRIESINGER, STEPHANIE KOHLER, KIM HINSHAW, HARRIETT FLETCHER, ALLAN JOHNSTON OR RONNIE HUBBARD have been appointed as Substitute Trustee(s), ('Substitute Trustee') each empowered to act independently, in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust.


The Substitute Trustee will sell the Property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above or within three (3) hours after that time.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee(s) may bind and obligate the Mortgagors to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property shall be made 'AS IS' 'WHERE IS' without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. §§ 3901 et seq.), and state law, including Section 51.015 Texas Property Code. Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice.

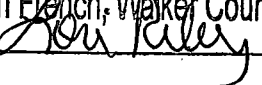
THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.



RACHEL U. DONNELLY, ATTORNEY AT LAW

HUGHES, WATTERS & ASKANASE, L.L.P.
1201 Louisiana, SUITE 2800

Houston, Texas 77002
Reference: 2016-011053
FILED FOR POSTING
At 4:00 O'clock P M

DEC 10 2018

Kari French, Walker County Texas
by  Deputy


KAREN LILLEY OR REBECCA HAMMOND, ~~SHARON ST. PIERRE~~, ROBERT LAMONT, SHERYL LAMONT, DAVID SIMS, REID RUPLE, KATHLEEN ADKINS, EVAN PRESS, IAN MOSER, REVA ROUCHON-HARRIS, ALLAN KINGDOM, BENJAMIN GRIESINGER, STEPHANIE KOHLER, KIM HINSHAW, HARRIETT FLETCHER, ALLAN JOHNSTON OR RONNIE HUBBARD
c/o Tejas Trustee Services
14800 Landmark Blvd, Suite 850
Addison, TX 75254

12-10-18

EXHIBIT "A"

TRACT ONE:

TRACT FOURTEEN (14) (containing 2.155 acres of land, more or less) of the LAKE ROSEMARY ESTATES, a subdivision situated in the GREEN B. WEBB SURVEY, A-669, Walker County, Texas, according to the map or plat thereof recorded in Volume 3, Page 185 of the Plat Records, Walker County, Texas.

TRACT TWO:

An undivided one-tenth (1/10th) interest in and to 5.58 acres of land, more or less, situated in the GREEN B. WEBB SURVEY, A-669, Walker County, Texas, and described as LAKE ROSEMARY, according to the map or plat thereof recorded in Volume 3, Page 185 of the Plat Records, Walker County, Texas.

Together with that certain 2008 0764C Fleetwood
Manufactured Home, Carriage Hill Model, 15 x 56 mobile home,
with Label Numbers of PFS1034144 and PFS1034145, and
with Serial Numbers of TXFL812A00463-CG21 and
TXFL812B00463-CG21.

Jan

STATE
FILED
CLERK
OF THE
COUNTY